

013.0

0001

0017.0

Map

Block

Lot

1 of 1

Residential

ARLINGTON

APPRAISED:

Total Card / Total Parcel

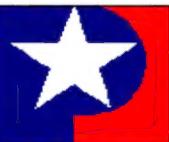
850,500 / 850,500

USE VALUE:

850,500 / 850,500

ASSESSED:

850,500 / 850,500



## PROPERTY LOCATION

## IN PROCESS APPRAISAL SUMMARY

No	Alt No	Direction/Street/City
68-70		MARGARET ST, ARLINGTON

OWNERSHIP		Unit #:
Owner 1:	GOLDSHLAG JOSHUA K	
Owner 2:		
Owner 3:		

Street 1: 70 MARGARET STREET

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: Y

Postal: 02474 Type:

## PREVIOUS OWNER

Owner 1: GOLDSHLAG JOSHUA K -

Owner 2: OBELNICKI ANNE C -

Street 1: 70 MARGARET STREET

Twn/City: ARLINGTON

St/Prov: MA Cntry:

Postal: 02474

## NARRATIVE DESCRIPTION

This parcel contains .125 Sq. Ft. of land mainly classified as Two Family with a Multi-Garden Building built about 1927, having primarily Wood Shingle Exterior and 2344 Square Feet, with 2 Units, 2 Baths, 0 3/4 Bath, 0 HalfBath, 11 Rooms, and 5 Bdrms.

## OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

<b>EXTERIOR INFORMATION</b>				<b>BATH FEATURES</b>				<b>COMMENTS</b>				<b>SKETCH</b>												
Type:	13 - Multi-Garden			Full Bath:	2	Rating:	Average																	
Sty Ht:	2A - 2 Sty +Attic			A Bath:		Rating:																		
(Liv) Units:	2	Total:	2	3/4 Bath:		Rating:																		
Foundation:	2 - Conc. Block			A 3QBth:		Rating:																		
Frame:	1 - Wood			1/2 Bath:		Rating:																		
Prime Wall:	1 - Wood Shingle			A HBth:		Rating:																		
Sec Wall:		%		OthrFix:		Rating:																		
Roof Struct:	1 - Gable			<b>OTHER FEATURES</b>																				
Roof Cover:	1 - Asphalt Shgl			Kits:	1	Rating:	Good																	
Color:	BLUE			A Kits:	1	Rating:	Fair																	
View / Desir:				Fpl:	2	Rating:	Average																	
<b>GENERAL INFORMATION</b>				WSFlue:		Rating:																		
Grade:	C - Average			<b>CONDOS INFORMATION</b>																				
Year Blt:	1927	Eff Yr Blt:		Location:																				
Alt LUC:		Alt %:		Total Units:																				
Jurisdct:		Fact:	.	Floor:																				
Const Mod:				% Own:																				
Lump Sum Adj:				Name:																				
<b>INTERIOR INFORMATION</b>				<b>DEPRECIATION</b>				<b>REMODELING</b>				<b>RES BREAKDOWN</b>												
Avg Ht/FL:	STD			Phys Cond:	FR - Fair	40.	%	Exterior:		No Unit	RMS	BRS	FL											
Prim Int Wal	2 - Plaster			Functional:			%	Interior:		1	5	2												
Sec Int Wall:		%		Economic:			%	Additions:		1	6	3	2											
Partition:	T - Typical			Special:			%	Kitchen:	2005															
Prim Floors:	4 - Carpet			Override:			%	Baths:																
Sec Floors:		%		Total:	40.3	%		Plumbing:																
Bsmnt Flr:	12 - Concrete			<b>CALC SUMMARY</b>				Electric:																
Subfloor:				Basic \$ / SQ:	180.00			Heating:																
Bsmnt Gar:				Size Adj.:	1.09795213			General:																
Electric:	3 - Typical			Const Adj.:	0.97029907			<b>COMPARABLE SALES</b>																
Insulation:	2 - Typical			Adj \$ / SQ:	191.762			Rate	Parcel ID	Typ	Date	Sale Price												
Int vs Ext:	S			Other Features:	116250																			
Heat Fuel:	2 - Gas			Grade Factor:	1.00																			
Heat Type:	5 - Steam			NBHD Inf:	1.00000000																			
# Heat Sys:	2			NBHD Mod:																				
% Heated:	100	% AC:		LUC Factor:	1.00																			
Solar HW:	NO	Central Vac:	NO	Adj Total:	642572																			
% Com Wal		% Sprinkled		Depreciation:	258957																			
				Depreciated Total:	383616																			
<b>MOBILE HOME</b>				WtAv\$/SQ:		AvRate:		Ind.Val:																
Make:		Model:																						
<b>SPEC FEATURES/YARD ITEMS</b>				Juris. Factor:																				
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value							
<b>PARCEL ID</b> 013.0-0001-0017.0																<b>IMAGE</b>								
More: N	Total Yard Items:	Total Special Features:										Total:												